\$598,895 - 8012 33 Avenue Nw, Calgary

MLS® #A2257242

\$598,895

1 Bedroom, 3.00 Bathroom, 616 sqft Residential on 0.14 Acres

Bowness, Calgary, Alberta

8012 33 Avenue NW â€" Location Location Location | Attention Builders & Developers! 50 Ft x 120 Ft Rectangular Level Lot In The Heart Of Bowness | Brand New Oversized Garage Featuring In-Floor Heat Powered By A Dedicated Boiler System | Enjoy The Convenience Of A Double Garage Door On One Side And A Single Door On The Other â€" Perfect For A Drive-Through Option Or Flexible Vehicle Access | Ideal For Car Enthusiasts, Hobbyists, Or Anyone In Need Of Premium Heated Storage | Situated On A Quiet, Mature, Tree-Lined Street | Bowness Is A Neighbourhood Offering Residents Access To Bowmont Park's Scenic Trails, The Bow River Pathways, & The Renowned Bowness Park! Ideal For Year-Round Outdoor Activities | Easy Access To University Of Calgary, Foothills & Children's Hospital | Quick Access To Downtown Or The Ring Road System For An Easy Escape To The Mountains.

Built in 1949

Essential Information

MLS® # A2257242 Price \$598,895

Bedrooms 1

Bathrooms 3.00

Full Baths 2 Half Baths 1







Square Footage 616
Acres 0.14
Year Built 1949

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

Community Information

Address 8012 33 Avenue Nw

Subdivision Bowness
City Calgary
County Calgary
Province Alberta
Postal Code T3B 1L7

Amenities

Parking Spaces 6

Parking Alley Access, Double Garage Detached, Driveway, Garage Door

Opener, Parking Pad, Garage Faces Rear

of Garages 2

Interior

Interior Features Storage

Appliances Dishwasher, Garage Control(s), Refrigerator, Stove(s)

Heating Forced Air, Natural Gas

Cooling None Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Features Storage

Lot Description Back Lane, Back Yard, Level, Rectangular Lot, See Remarks, Few

Trees

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 23rd, 2025 25

Days on Market

R-CG Zoning

Listing Details

Listing Office Real Broker

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.